

- *FORHA saves the developer money and enhances property value which helps sell property.*
  - *Greenbelt land can be deeded to FORHA and removed from the developer's tax roles. Land deeded to FORHA with the potential for use as parks or trails will be developed and maintained by FORHA further reducing costs to the developer.*
  - *FORHA has a local full time office staff to handle FORHA and local HOA billing, dues collection, and administrative work which is much less costly than hiring an outside commercial HOA management firm.*
  - *FORHA is a 30 year old, city wide, well-funded homeowners' association backed by the financial strength of over 2700 properties.*
  - *FORHA is available to advise and mediate in restriction issues and to provide subdivisions legal enforcement funding when approved.*
  
- *FORHA helps encourage a strong community feeling by offering programs and activities to its members.*
  - *FORHA encompasses all the subdivisions in Fair Oaks Ranch.*
  - *FORHA publishes a community wide telephone directory annually for FORHA members. With three counties in Fair Oaks Ranch, there is no other city wide phone book available.*
  - *Quarterly newsletters are published by FORHA to keep the members informed and connected.*
  - *Free notary services are provided to members.*
  - *FORHA provides an annually updated city map which includes the trails and parks for FORHA members.*
  - *FORHA hosts the Annual Flu Shot Clinic and Annual Holiday Celebration as well as other programs including Adopt-A-Highway, Xeriscape Garden Tour and a New Resident Orientation,*
  - *Community meetings/gatherings are held to provide information and foster a community feeling.*

- *FORHA offers administrative and advisory support to the subdivisions.*
  - *Assessment information is provided to title companies, realtors and homeowners by the FORHA office.*
  - *Administrative support and tracking is provided for Unit Restriction Committees, contractors, homebuilders and property owners including plans, reviews and property improvement applications. Complete files are kept on each property.*
  - *Current and historical data on restrictions and association issues is available at the FORHA office.*
  
- *FORHA maintains common properties for use by FORHA members.*
  - *Over ten miles of horse riding, bike and walking trails are maintained by FORHA.*
  - *Two large private HOA parks are available for members' use, each connected to the trails.*
  - *Two miles of nature trails are currently being expanded to eight miles by FORHA.*
  
- *FORHA represents all the homeowners.*
  - *FORHA has a nine member board representative of the entire city of Fair Oaks Ranch with elected directors from all areas of the city and with monthly public board meetings.*
  - *FORHA serves as a liaison between homeowners, builders, subdivision Restrictions Committees, the city and the FORHA Board.*

